

ARCHITECTURAL REVIEW BOARD

January 8, 1985

MEMBERS PRESENT: Paul Cable  
Jouett Sheeting  
Charlotte Stagner (3)

MEMBER ABSENT: Norm Dooley (1)

There being a quorum, the meeting was called to order by Chairman Sheeting.

The first item of business was the approval of the minutes of the meeting of December 11, 1984. Mr. Cable pointed out a typographical error on the first page, last paragraph, the word "access" was misspelled. Mrs. Stagner pointed out a typographical error on the second page, first paragraph, the word "stated: was misspelled. Mr. Cable made a motion to approve the minutes with the above corrections being made. Mrs. Stagner seconded the motion. The motion carried unanimously.

Under old business, Mrs. Stagner inquired to the status of three illegal signs in the downtown area. Randy Shipp, City Main Street Manager, stated that the three in violation had been cited to Court and action was pending. Mr. Shipp stated he had not been able to reach Joe Wall concerning an illegal sign for the Simon Furniture Store.

The first item on the agenda was a request from Larry N. Amos for review of an amendment to development plans for the vacant lot at the north end of Stella Court. Randy gave the staff report on this item and stated that the applicant was before the Board in December and requested to amend his development plan. He further stated that the applicant still wishes to construct a single family dwelling on the property; however, new information indicated that the lot is not 37.5' wide, but is 35.5' wide.

Mr. Shipp stated he had received a phone call from an area resident, Mrs. Rodgers, voicing concern about a fireplace chimney on the house. Mr. Shipp stated that the Kentucky Building Code requirements would have to be met. Mr. Gorman, an area resident, was present and wanted the lot size confirmed. Mr. Shipp stated he had gone with Mr. Amos to measure the lot and it appeared to be 35.5'. Mr. Shipp also stated that Mr. Amos would have to have drainage plans approved by the City Engineer. Following further discussion, Mr. Cable made a motion that a Certificate of Appropriateness be issued for the proposal as submitted. Mrs. Stagner seconded the motion. The motion carried unanimously.

The next item of discussion was a request from Clinton Don Wood for approval for the rehabilitation of the exterior brick surface of the property located at 414 Ann Street. Mr. Shipp gave the staff report on this item and stated that the applicant wishes to clean the exterior of the building. He stated that once this is accomplished, the building would be repointed and deteriorated brick would be replaced. He stated that the building would be cleaned using a chemical method. He stated that when this was complete, the mortar joints would be scraped out to provide a better bonding surface. The scraping would be accomplished using hand and power tools. A rich mortar mix would be used to repoint the structure. Mr. Shipp further stated that the proposed cleaning of the brick using chemicals is a proven method, provided low pressure water washes are used. He also stated that when scraping the mortar joints, it is best that hand tools be used. He stated that power tools might endanger brick that could be cut away, leaving larger mortar joints that would alter the building's appearance. He stated that a rich mortar mix is appropriate for this building. Mr. Shipp also stated that by using such a mixture, it will be able to expand and contract with the brick, preventing future deterioration. He also stated that brick used to replace deteriorated brick would be the same dimensions and color. Following further discussion, Mrs. Stagner made a motion that a Certificate of Appropriateness be issued on the conditions that the scraping would be accomplished primarily using hand tools and that a rich mortar mix shall be used to repoint the structure. Mr. Cable seconded the motion. The motion carried unanimously.

The next item discussed was a request from John C. Hamilton for approval of a fascia sign to be located at 206 W. Broadway. Mr. Shipp stated that the applicant wishes to install a business identification sign and that the sign would take the form of individual black letters being painted on an existing fascia board. These letters would be 5" tall and use a simple block style. The sign message would read "Black Bart Wood Buring Stoves". Mr. Shipp stated that the fascia board is located across the front of the building and would be 6.3 square feet, which is within the allowed limit. A motion was made by Mr. Cable that a Certificate of Appropriateness be issued for the request as submitted. Mrs. Stagner seconded the motion. The motion carried unanimously.

Mr. Shipp stated that according to the Board's bylaws, it was time to hold an election for new officer. A motion was made by Mrs. Stagner to elect Mr. Sheeting as Chairman and Mr. Cable as Vice-Chairman. Mr. Cable seconded the motion. The motion carried unanimously.

Staff discussion was held next. Mr. Shipp stated that an amendment was being requested to the sign ordinance at the Planning Commission meeting to be held on January 10. He stated the reason for this request was due to the vagueness of the ordinance. He stated that signs not placed on the lentil, the transom or on the window would come before the Architectural Review Board for review. Mr. Shipp also stated that a picture was being submitted to the Planning Commission to define lentil, transom and window.

There being no further business to come before the Board, Mrs. Stagner made a motion to adjourn. Mr. Cable seconded the motion. The motion carried unanimously.

  
CHAIRMAN